



Office For Lease

Property Name: Woodward Camera
Location: 33535 Woodward Avenue, Suite: #100
City, State: Birmingham, MI
Cross Streets: N. of 14 Mile Road
County: Oakland

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 9,000	Total Available Sq. Ft.: 9,000	Class: B
Typical Floor Plate: 4,200	Min / Max Cont. Sq. Ft.: 4,000 / 9,000	No. of Floors: 2

PROPERTY INFORMATION

Zoning: Commercial B-I	Parking: Surface
Exterior Construction: Block/Steel	Power: N/A
Structural System: Steel	Security Systems: Yes
Roof: New	Restrooms: Yes
Floors / Covering: N/A / N/A	Sprinklers: No
Heating: Yes	Signage: Yes
Air-Conditioning: Yes	Delivery Area: Yes - Overhead Door
Ceiling Height: 8' - 9'	Date Available: Immediate
Year Built: 1973 (Retrofit: 2015)	Acreage: 0.55

Current Tenants:

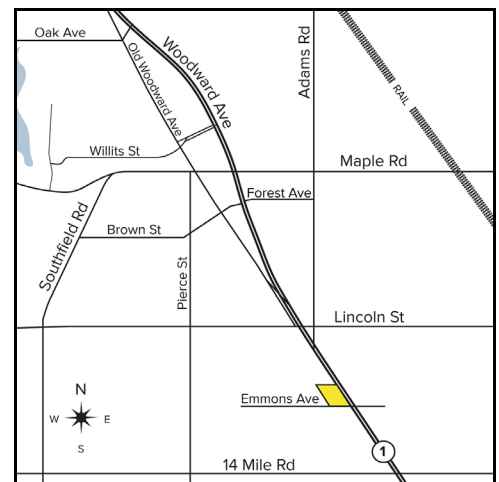
PRICING INFORMATION

Lease Rate: TBD	Rentable/Usable: N/A	Impr Allowance: N/A
Lease Term: N/A	Total Taxes: Included	Deposit: N/A
Options: N/A	Parcel #: 20-31-351-020	

Tenant Responsibility: TBD

Comments:

- Recent build-out perfect for office/therapy use
- Prominent signage on Woodward Avenue directly next to high traffic stoplight
- Located on north side of Woodward Camera & south of Bank of Ann Arbor



Broker: SIGNATURE ASSOCIATES

Agent(s):

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